

**TOWN OF DAVIE
TOWN COUNCIL AGENDA REPORT**

TO: Mayor and Councilmembers

FROM/PHONE: David Quigley, Planning & Zoning Manager/ (954) 797-1103

PREPARED BY: Lise Bazinet, Planner II

SUBJECT: Site Plan Application: SP 3-4-06/06-55/Town Center
Townhomes/6651 Southwest 41st Street

AFFECTED DISTRICT: District 2

ITEM REQUEST: **Schedule for Council Meeting**

TITLE OF AGENDA ITEM: SP 3-4-06, Town Center Townhomes, 6651 SW 41
Street (RM-16)

REPORT IN BRIEF: The proposed residential development is located at the corner of SW 41st Street and SW 67th Avenue, and consists of two, two-story, 5-unit townhome buildings (3 bedroom, 2.5 bathrooms). The architecture of the proposed townhomes reflects a modern design including clean horizontal/vertical lines and modular elements. The proposed vehicular access into the subject site is via two (2) one-way openings, along SW 41st Street (southern boundary line), and SW 67th Avenue (eastern boundary line). The proposed townhomes can be considered compatible with both existing and allowable uses and properties abutting this development.

PREVIOUS ACTIONS: N/A

CONCURRENCES: At the October 21, 2008 Site Plan Committee meeting, Mr. Breslau made a motion, seconded by Vice-Chair Lee, to approve subject to the following comments and conditions: 1) that the entry wall would have decorative features placed on it and would be consistent with the design of the project; 2) that a one-way-only sign should be placed on the radius curb facing the two compact spaces in order to prevent people who leave the compact spaces from going the wrong way; 3) change drawing LA-1 to show the sidewalk to match the main site plan drawing; 4) that the applicant agreed if the Slash Pines did not survive the re-grading, they would be mitigated and replaced; 5) the tree protection barriers would be in place before the project work starts; 6) add three accent trees on the west wall of building one; and 7) if permitted by Florida Power & Light, to use "meter banks" at the end of each building. In a roll call vote, the vote was

as follows: Chair Venis – yes; Vice-Chair Lee – yes; Mr. Breslau – yes; Mr. Engel – yes; Mr. Evans – abstained. (Motion carried 4-0)

FISCAL IMPACT: not applicable

Has request been budgeted? n/a

RECOMMENDATION(S): Staff finds the application complete and suitable for transmittal to the Town Council for further consideration.

The proposed site plan has already been modified to comply with Site Plan Committee conditions #3 and #6. Therefore, if the Town Council desires to approve this item subject to all of the Site Plan Committee conditions, the appropriate motion should be:

Motion to approve the site plan as proposed, subject to Site Plan Committee conditions 1, 2, 4, 5, and 7.

Attachment(s): Planning Report, Site Plan

Exhibit “A”

Application: SP 3-4-06/06-55/Town Center Townhomes

Original Report Date: 09/12/08

10/28/08

Phone: (954) 431-3710

Revision(s):

Petitioner:

Name: Jeff Evans

Address: 13860 Alexandria Court

City: Davie, Florida 33325

Phone: (954) 474-6974

Background Information

Application Request: The petitioner requests site plan approval for a multi-family residential development consisting of 10 townhome units.

Address: 6651 Southwest 41st Street

Location: Generally located

Future Land

Use Plan Map: Regional Activity Center

Existing Zoning: RAC-TC, Regional Activity Center-Town Center District
(Previously RM-16, Medium-High Density Dwelling District)

Existing Use(s): Vacant lot (previously existing Single-family has been demolished)

Parcel Size gross/net: 0.999 acre (43,509 sq. ft.) / 0.767 acres (33,400 sq. ft.)

Proposed Use(s): 10 unit two-story townhome development

Proposed Density: 10 units/acre

Surrounding Use(s):

Surrounding Land

Use Plan Map

Designation(s):

Surrounding Zoning(s):

North:	RAC-TC, Regional Activity Center-Town Center District
South:	RAC-TC, Regional Activity Center-Town Center District
East:	RAC-TC, Regional Activity Center-Town Center District
West:	RAC-TC, Regional Activity Center-Town Center District

Zoning History

Related zoning history:

On February 6, 2008, the Town Council approved rezoning of areas contained in the Regional Activity Center. This action changed the zoning of the subject property from RM-16, Medium-High Density Dwelling District to RAC-TC, Regional Activity Center-Town Center District.

Previous requests on same property: At the August 1, 2007 Town Council meeting, the plat known as the “Town Square at Davie” was approved.

The effective Code of Ordinances governing this project is the Town of Davie Land Development Code.

Land Development Code, Division 3. Site Plan Requirements and Procedures.

Comprehensive Plan Considerations

Planning Area:

The subject property falls within Planning Area 8. This Planning Area is the heart of Davie and is the most diverse, characterized by older, small-scale commercial development, older single-family residential neighborhoods, and newer, large-scale multi-family residential developments that serve the rapidly growing South Florida Education Center (SFEC). It is bounded on the north by Nova Drive, south by Orange Drive, east by Florida’s Turnpike, and west by University Drive. The planning area encompasses the downtown Davie Business District, where western theme architecture is required, the Davie Town Hall and Rodeo Arena, two large mobile home communities, and industrial land.

Broward County Land Use Plan:

The subject site falls within Flexibility Zone 99.

Applicable Goals, Objectives & Policies:

Future Land Use Plan, Policy 5-2: The (re)zoning, (re)plating, and site planning of land shall be in compliance with the density ranges shown on the Davie Future Land Use Plan map and the applicable Future Land Use Designation provisions as contained in the Permitted Use portion of the Implementation Section.

Future Land Use Plan, Policy 17-3: Each development proposal shall be reviewed with respect to its compatibility with adjacent existing and planned uses.

Application Details

1. *Site:* The proposed site plan consists of two, two-story, and 5-unit townhome buildings with a total of 10 units. Public sidewalks have been proposed throughout the site connecting to public sidewalks. Pedestrian access to and from these sidewalks is along SW 41st Street, off the south property line. In addition, the site plan proposes a community swimming pool at the north side of the property.
2. *Architecture:* The architecture of the proposed two-story townhomes reflects a modern design including clean horizontal/vertical lines and modular elements. The buildings containing 5 units each are located perpendicular to each other.
3. *Access and Parking:* The proposed vehicular access into the subject site is via two (2) one-way openings. The first opening to “ingress only” is located along SW 41st Street (southern boundary line), while the second opening to “egress only” is located along SW 67th Avenue (eastern boundary line). After vehicular traffic enters, it may maneuver thru a one-way aisle in the middle of the development.

The proposed site plan exceeds the requirements of Land Development Code by providing 27 parking spaces (26 required). The vehicular use area (VUA) consists of 6,739 square feet or approximately 20% of the total subject site area.

4. *Lighting:* The petitioner proposes lighting fixtures in black color in “Town & Country” style, located along public areas. The lighting design meets Land Development Code requirements with a maximum of 1 foot-candle at the property lines.
5. *Signage:* Signage is not part of this site plan application. All signs must meet code prior to the issuance of a building permit.
6. *Landscaping:* The petitioner’s proposed landscape plan meets the minimum requirements as indicated in the Town of Davie, Land Development Code, and RAC-TC, Regional Activity Center-Town Center District. The landscape plan indicates Gumbo Limbo, Bald Cypress within the site and Live Oak along rights-of-way adjacent to the subject site.

Additionally, “sod only” is proposed within the dry retention area facing SW 67th Avenue. The proposed project meets the minimum landscape ratio requirement by providing a total area of 14,754 square feet or 44%. Proposed plant material within the required twenty-five (25) by twenty-five (25) foot site triangle are a maximum of thirty-six (36) inches in height. Furthermore, all trees on-site are maintaining a minimum of 15’ from light poles.

7. *Drainage:* Approval from Central Broward Drainage District (CBWCD) must be obtained prior to final Planning and Zoning Divisions signing off of site plans and the

issuance of any site development permit. The petitioner had submitted to CBWCD and is currently under review (see attached letter).

8. *Trails:* There are no trails immediately adjacent to the subject site. However, the Linear Park Trail is a few blocks from the subject property. This trail will accommodate leisure activities to and from the subject site. Additionally, the recreational trail will also allow pedestrians to access numerous Davie parks and other trails.
 9. *Local Concurrency:* As required in the Land Development Code, Section 12-323, Adopted Level of Services, building permits shall not be obtained unless there is sufficient available capacity to sustain the level of service for Potable Water, Sanitary Sewer, Transportation, Drainage System, Solid Waste, Recreation, Schools, Police, and Fire. The applicant obtained concurrency from all town departments. School concurrency was reviewed by Broward County at the Plat review in 2006, before adoption of school concurrency and therefore, the proposed site plan is exempt from school concurrency requirements pursuant to Section 12-350(B)(1)(a) of the Land Development Regulations.
 10. *Affordable Housing:* This application was submitted on February 2006. Affordable Housing Ordinance requirements pursuant to Section 12-573, Inclusionary Unit Requirements was adopted on May 2008. Based upon standard practice, the regulation is not applicable to this development.
 11. *Compatibility:* The proposed townhomes can be considered compatible with both existing and allowable uses and properties abutting this development.
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Significant Development Review Agency Comments

The following comments represent significant comments made by the Development Review Committee as part of the review process. All comments have been addressed unless otherwise indicated.

1. Project will require Central Broward Water Control District (CBWCD) Approval prior to being scheduled to any future public meetings. The petitioner may proceed with application to a public meeting provided that a letter of acknowledgement, indicating the petitioner and owner have been informed this item may be tabled by the applicable board or Town of Davie Council without the proper CBWCD approval.
2. Provide anticipated traffic generation (provide method used to calculate on separate sheet).
3. As per § 12-107 Landscape buffer cannot encroach utility and retention easements. In addition, show overhead powerlines.

Engineering Division:

The public participation process provides the ability for citizens of the Town of Davie to actively participate in the Town's development procedures. The petitioner conducted meetings with the public at the Town of Davie Community Room on October 5 and October 13, 2008. Attached is the petitioner's Citizen Participation Report.

The petitioner's site design meets the intent of the RAC-TC, Regional Activity Center-Town Center District. The propose site plan is consistent with the Land Development Code as it relates to access, location, size, and use. The site plan is also compatible with both the Comprehensive Plan and Future Land Use Plan Map designation of Regional Activity Center.

Staff finds that the site plan complies with the general purpose of the RM-16, Medium-High Density Dwelling District. Furthermore, the site plan is in conformance with all applicable Codes and Ordinances in terms of site design, circulation, setbacks, and parking. The proposed site plan can be considered compatible with the uses and properties surrounding the property.

Staff Recommendation

Staff finds the application complete and suitable for transmittal to the Town Council for further consideration.

The proposed site plan has already been modified to comply with Site Plan Committee conditions #3 and #6. Therefore, if the Town Council desires to approve this item subject to all of the Site Plan Committee conditions, the appropriate motion should be:

At the October 21, 2008 Site Plan Committee meeting, Mr. Breslau made a motion, seconded by Vice-Chair Lee, to approve subject to the following comments and conditions: 1) that the entry wall would have decorative features placed on it and would be consistent with the design of the project; 2) that a one-way-only sign should be placed on the radius curb facing the two compact spaces in order to prevent people who leave the compact spaces from going the wrong way; 3) change drawing LA-1 to show the sidewalk to match the main site plan drawing; 4) that the applicant agreed if the Slash Pines did not survive the re-grading, they would be mitigated and replaced; 5) the tree protection barriers would be in place before the project work starts; 6) add three accent trees on the west wall of building one; and 7) if permitted by Florida Power & Light, to use "meter banks" at the end of each building. In a roll call vote, the vote was as follows: Chair Venis – yes; Vice-Chair Lee – yes; Mr. Breslau – yes; Mr. Engel – yes; Mr. Evans – abstained. (Motion carried 4-0)

File Location: P&Z\Development Applications\Applications\SP_Site Plan\SP_06\SP 3-4-06 Townsquare Townhomes

Exhibit 1 (1,000' Mail-out Radius Map)

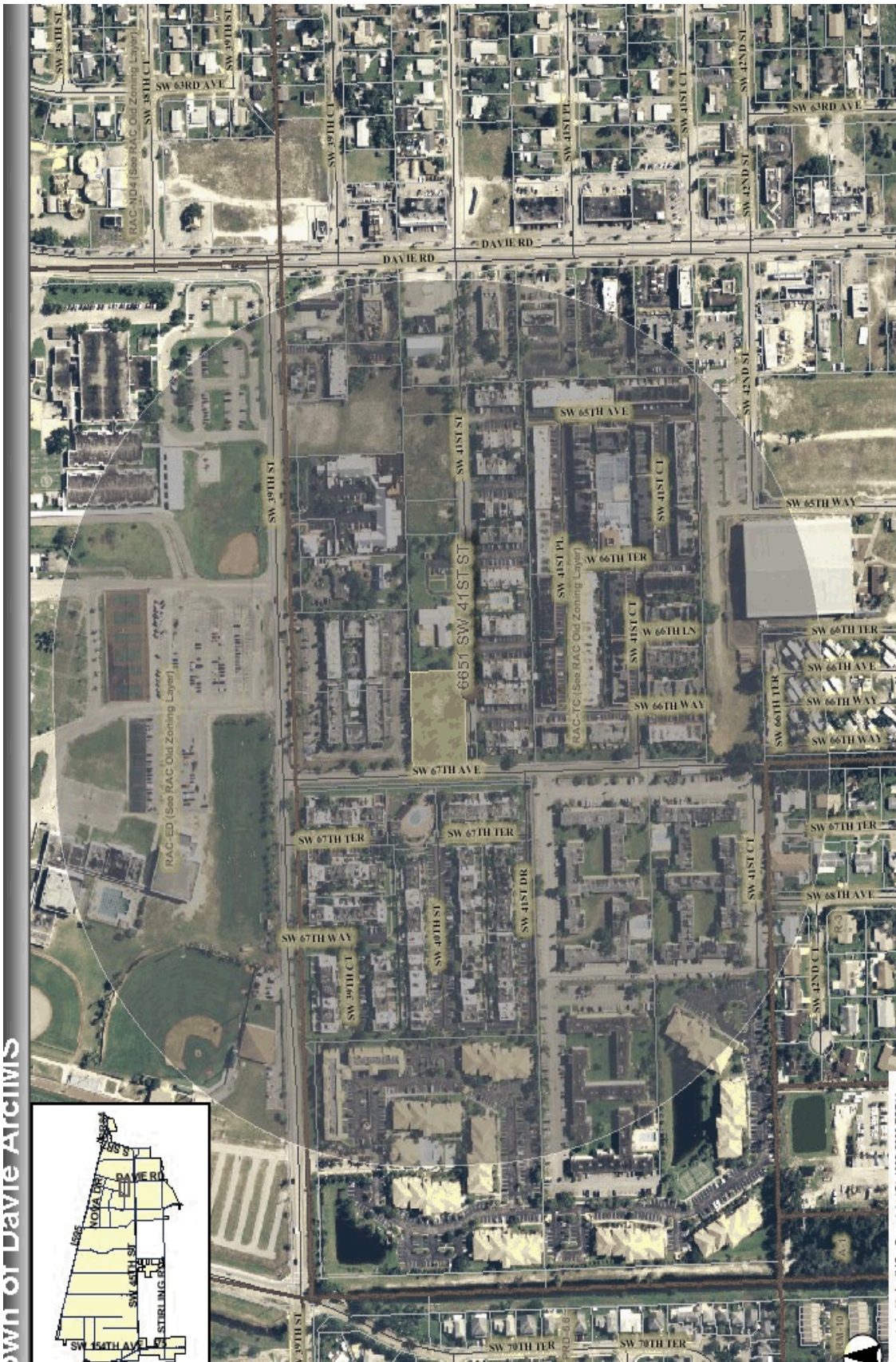


Exhibit 2 (*Property Owners within 1,000' of the Subject Site*)

SP 3-4-06
BALA INVESTMENTS N V
4199 SW 67TH AVE
DAVIE FL 33314-3271

SP 3-4-06
BURGER KING CORP #73
% JAY P DAVID
PO BOX 020783
MIAMI FL 33102-0783

SP 3-4-06
DAVIE CHRISTIAN ACADEMY INC
10741 NW 12 MNR
PLANTATION FL 33322

SP 3-4-06
FANKHAUSER, CYNTHIA SUE
6801 SW 42ND CT
DAVIE FL 33314-3205

SP 3-4-06
GYOROK, DAPHNE
6641 SW 41 ST
DAVIE FL 33314-3311

SP 3-4-06
MANN, LESLIE J
4220 SW 67 TER
DAVIE FL 33314-3228

SP 3-4-06
NOVA TOWNHOUSES CONDO INC
PO BOX 290104
DAVIE FL 33329-0104

SP 3-4-06
ROAPA, THIERRY VAN
PEREMANS-VAN ROMPA, KRISTIN
6811 SW 42 CT
DAVIE FL 33314

SP 3-4-06
RUSSELL, WILLIAM & LOUISE
6651 SW 41 ST
DAVIE FL 33314

SP 3-4-06
THE SCHOOL BOARD OF BROWARD CO
ATTN: PROPERTY MANAGEMENT
600 SE 3RD AVE
FT LAUDERDALE FL 33301-3125

SP 3-4-06
BENCHMARK DAVIE CROSSING
ASSOCIATES LP
4053 MAPLE ROAD
AMHURST NY 14226

SP 3-4-06
C F ENTERPRISES LLC
6748 WILLOW WOOD DR #1304
BOCA RATON FL 33434

SP 3-4-06
DAVIE PROFESSIONAL BLDG INC
4179 DAVIE ROAD #200
DAVIE FL 33314

SP 3-4-06
FRANCHISE REALTY INTERSTATE
CORP
% RIO VISTA MANAGEMENT GRP I
113 SW 11 CT STE C
FT LAUDERDALE FL 33315

SP 3-4-06
LEGAULT, NANCY &
LEGAULT, GARY
7420 SW 39 ST
DAVIE FL 33314-2315

SP 3-4-06
MEARS, LEROY & GRACIE
6501 SW 41ST ST
DAVIE FL 33314-3309

SP 3-4-06
ORANGE BLOSSOM MOBILE PARK LLC
370 E MAPLE ROAD 3 FLO
BIRMINGHAM MI 48009

SP 3-4-06
RODEO PLAZA LLC
2760 N UNIVERSITY DR
DAVIE FL 33024

SP 3-4-06
SCANDIA ENTERPRISES N V
4151 SW 67TH AVE
DAVIE FL 33314-3264

SP 3-4-06
UNITED CEREBRAL PALSY
RESIDENTI
3117 SW 13TH CT
FORT LAUDERDALE FL 33312-2714

SP 3-4-06
BRENTWOOD WEST TOWNHOUSES &
BRENTWOOD TOWNHOUSE CONDO INC
4150 SW 66TH TER
DAVIE FL 33314-3336

SP 3-4-06
CHESTNUT, PAULINE L
RORABAUGH, KENNETH
4201 SW 67TH TER
DAVIE FL 33314-3227

SP 3-4-06
DAVIE YOUTH INVESTMENTS LLC
1121 NW 115 AVE
PLANTATION FL 33323

SP 3-4-06
FRERET INC
% LUMS RESTAURANT
4125 SW 64TH AVE
DAVIE FL 33314-3439

SP 3-4-06
LLOYD, PHILLIP O & SANDRA
4221 SW 67TH TER
DAVIE FL 33314-3227

SP 3-4-06
MOBIL OIL CORP
PROPERTY TAX DIVISION
PO BOX 4973
HOUSTON TX 77210

SP 3-4-06
PLESS, CHARLOTTE E
% INNOVATIVE CONCEPT GRP
PO BOX 30719
TAMPA FL 33630

SP 3-4-06
RORABAUGH, SHERRY LYNN
4200 SW 67 TER
DAVIE FL 33314-3228

SP 3-4-06
SOUTH FLORIDA REALTY
ASSOCIATES
% KELLOGG PROPERTIES INC
7 W 51 ST
NEW YORK NY 10019-6910

SP 3-4-06
ABBATE,ASUSALINA M
4164 SW 66TH WAY APT 130
DAVIE FL 33314-3344

SP 3-4-06
ACOSTA,JOSE VICENTE &
MARIN,LUZ AMPARO
819 SW 3 ST #B
HALLANDALE FL 33009

SP 3-4-06
ALEXANDER-SMITH,VERNA F
6615 SW 41 CT #15
DAVIE FL 33314-3315

SP 3-4-06
AMINI,MOHAMMAD ALI
6752 SW 40 ST #43
DAVIE FL 33314-3204

SP 3-4-06
ANGUS,KACEY A
6502 SW 41 ST
DAVIE FL 33314-3310

SP 3-4-06
ARCHILLA,DAVID M
ALFAYA, TIFFANY N
4161 SW 66 WAY UNIT 135
DAVIE FL 33319

SP 3-4-06
ARROYO,JULIE ANN
ARROYO,WILFREDO JR
4163 SW 67 AVE #105-C
DAVIE FL 33314

SP 3-4-06
BARCO,ANGELA
4165 SW 67TH AVE APT 201B
DAVIE FL 33314-3221

SP 3-4-06
BARRERA,JOSE & LONDY
6769 SW 39 CT UNIT 83
DAVIE FL 33314-3201

SP 3-4-06
BARROWS,JANIE E T L REV TRUST
BARROWS,MARVIN HEART
1505 N OCEAN SHORE BLVD
FLAGLER BEACH FL 32136

SP 3-4-06
ABEL-RUFFIN,L I
RUFFIN,DERRICK LAMONT
6757 SW 40 ST UNIT 61
DAVIE FL 33314-3203

SP 3-4-06
ACUZZO,LEONARD & PHYLLIS
184 TURKEY ROOST ROAD
MONROE CT 06468

SP 3-4-06
ALVAREZ,DANIEL C
15601 NE 15 CT
NORTH MIAMI BEACH FL 33162

SP 3-4-06
ANDERSON,DENNIS JAMES
4163 SW 67 AVE APT 202C
DAVIE FL 33314-3278

SP 3-4-06
ANSBAUGH,RICHARD M & MARIA
16201 SW 49 ST
FT LAUDERDALE FL 33331-1422

SP 3-4-06
AREVALO,JUAN &
LUCIANI,MARITZA
201 COLUMBUS PKWY #A
HOLLYWOOD FL 33021

SP 3-4-06
ARTETA,WILMER &
ARTETA,NORYS
6532 SW 41
DAVIE FL 33314

SP 3-4-06
BARDASH,TOM & ALLYSON
4907 SW 90 TER
COOPER CITY FL 33328

SP 3-4-06
BARRERA,MARGARITA
7526 HEMINGWAY DR
AUSTIN TX 78752-2128

SP 3-4-06
BASS,JAY
3901 SW 67 TER
DAVIE FL 33314

SP 3-4-06
ACETO,THEODORE P
2011 SW 98 TERR
DAVIE FL 33324

SP 3-4-06
AGOSTO,JOSE L & ROSA M
3932 SW 67TH WAY
DAVIE FL 33314-3232

SP 3-4-06
ALZATE,MARIA
6516 SW 41 PL
FT LAUDERDALE FL 33312

SP 3-4-06
ANDERSON,PATSY
4133 SW 66 WAY APT 143
DAVIE FL 33314-3345

SP 3-4-06
ARANA,JOSE & CARMEN
4150 SW 65 AVE #78
DAVIE FL 33314

SP 3-4-06
ARMSTRONG,EARNESTINE
ARMSTRONG,MICHAEL JOHN
4165 SW 67TH AVE
DAVIE FL 33314-3267

SP 3-4-06
BAMBERSKI,KATHLEEN
6562 SW 41 CT #101
DAVIE FL 33314-3314

SP 3-4-06
BARGEN,CATHERINE
6509 SW 41 CT UNIT 169
DAVIE FL 33314

SP 3-4-06
BARROS,OSCAR R
3913 SW 67 TER
DAVIE FL 33314

SP 3-4-06
BASTIDAS,ARLEEN Y
6558 SW 41 ST
DAVIE FL 33314-3310

SP 3-4-06
WU,LIJIA
20919 SW 90 PL
MIAMI FL 33189

SP 3-4-06
ZENG,XIAO RONG & ZHAO,YI
CHUAN
5462 NW 49 CT
COCONUT CREEK FL 33073

SP 3-4-06
ZHOU,HUI XIAN &
ZHOU,ZIAO QIN
4131 SW 66 WAY APT 144
DAVIE FL 33314-3345

SP 3-4-06
WURINARI,MALGORZATA S
4168 SW 65 AVE UNIT 87
DAVIE FL 33314-3328

SP 3-4-06
ZHENG,LIAN YING
YANG,MIN
6785 SW 39 CT APT 87
DAVIE FL 33314-3201

SP 3-4-06
ZINN,JEANETTE R
6635 SW 41ST CT
DAVIE FL 33314-3315

SP 3-4-06
YIP,QIBE
KONG,DANIEL
6520 SW 41 ST
DAVIE FL 33314

SP 3-4-06
ZHOU,HUI TIAN &
PAN,FENG YUN
4156 SW 66 WAY
DAVIE FL 33314-3344

SP 3-4-06
ZURKO,CHAD
6558 SW 41 CT UNIT 100
DAVIE FL 33314-3314

SP 3-4-06
TRIOLA,MARY ANN
6777 SW 40TH ST
DAVIE FL 33314-3203

SP 3-4-06
TROWELL,R A & JANET S
6777 SW 39TH CT
DAVIE FL 33314-3201

SP 3-4-06
TSIAUSSIS,OLGA C
6736 SW 40 ST
DAVIE FL 33314-3204

SP 3-4-06
TURNER,PHILLIP A & RITA L
6796 SW 40TH ST
DAVIE FL 33314-3204

SP 3-4-06
UNDERWOOD,FLOY R
3916 SW 67TH WAY
DAVIE FL 33314-3232

SP 3-4-06
URQUHART,WILLIAM R &
URQUHART,VIRGINIA R
6618 SW 41 PL APT 19
DAVIE FL 33314-3320

SP 3-4-06
URQUIDI,JENNIFER 1/2 INT
URQUIDI,ALVARO
6509 SW 41 PL APT 64
DAVIE FL 33314-3317

SP 3-4-06
VALDES,ALICIA N GARWOOD
6506 SW 41 ST
DAVIE FL 33314

SP 3-4-06
VALENCIA,IVANOK & ANDREA
6788 SW 39TH CT APT 73
DAVIE FL 33314-3202

SP 3-4-06
VAN,DAWN T
4157 SW 66 WAY UNIT 133
DAVIE FL 33314-3308

SP 3-4-06
VANWINKLE,LAURA ANN
PO BOX 12394
FT PIERCE FL 34979-2394

SP 3-4-06
VAUGHN,DEBORAH LEE 1/2 INT
VAUGHN,PERRY W
4165 SW 67 AVE UNIT 114-B
DAVIE FL 33314-3253

SP 3-4-06
VELEZ,EMORY
6793 SW 39 CT APT 89
DAVIE FL 33314-3201

SP 3-4-06
VELEZ,MARIA
4136 SW 65 AVE
DAVIE FL 33314-3328

SP 3-4-06
VICKERY,PATRICIA
4165 SW 67TH AVE APT 109B
DAVIE FL 33314-3253

SP 3-4-06
VILLARAUS,ANDREA
4138 SW 88 WAY UNIT 140
DAVIE FL 33314-3345

SP 3-4-06
VINASCO,JOSE A &
VINASCO,TERESA
6521 SW 41 CT UNIT 172
DAVIE FL 33314-3313

SP 3-4-06
WADE,DWAYNE 1/2 INT EA
DEMOSTHENE,DALINE R
4166 SW 65 AVE
DAVIE FL 33314

SP 3-4-06
WAIN,STEVEN M
6761 SW 40 ST
DAVIE FL 33314-3203

SP 3-4-06
WALL,BERNADETTE
4155 SW 66 WAY
DAVIE FL 33314-3308

SP 3-4-06
WALL,WILLIAM T
4163 SW 66 TER APT 108
DAVIE FL 33314-3335

SP 3-4-06
WALSH,ANNA M
6652 SW 41ST ST
DAVIE FL 33314-3312

SP 3-4-06
WALSH,DEAN &
SEAGER,CHERYL L
3900 SW 67TH WAY
DAVIE FL 33314-3232

SP 3-4-06
WEIGEN,NORMAN L
2000 CLASSIC DR
CORAL SPRINGS FL 33071-7707

SP 3-4-06
WIGGINTON,DOROTHY R
4165 SW 67TH AVE APT 209B
DAVIE FL 33314-3222

SP 3-4-06
WILSON,JAMES C
4163 SW 67TH AVE APT 115C
DAVIE FL 33314-3251

SP 3-4-06
WOEL,JEANETTE &
CHAN-PIN-JIN,FRANCISCO M ETAL
6784 SW 40 ST
DAVIE FL 33314-3204

SP 3-4-06
WOODS,MARK A
WOODS,TONI S
6792 SW 40 ST APT 33
DAVIE FL 33314-3204

SP 3-4-06
WOODWARD,JOHN D
6781 SW 40 ST APT 67
DAVIE FL 33314-3203

SP 3-4-06
WOON,HERBERT L & BERYL
WOON,CAROL Y
6720 SW 40TH ST
DAVIE FL 33314-3204

SP 3-4-06
SPUTE,H WILLIAM JR
6978 NW 62 TER
PARKLAND FL 33067

SP 3-4-06
SRYGLE,JUDY
4165 SW 67 AVE
DAVIE FL 33314

SP 3-4-06
ST AMAND,ROSEMARIE
6501 SW 41 CT UNIT 167
DAVIE FL 33314-3313

SP 3-4-06
STACK,LEONARD J &
RODRIGUEZ,BRENDA Y
3928 SW 67 TER
DAVIE FL 33314

SP 3-4-06
STANKOVITCH,ROBERT J & JEANIE
S
3138 PEACH TREE CIR
DAVIE FL 33328

SP 3-4-06
STARCHER,CYNTHIA E
4169 SW 67TH AVE APT 204A
DAVIE FL 33314-3255

SP 3-4-06
STEINER,JOHN
134 GRANT LINE CENTER
NEW ALBANY IN 47150-2118

SP 3-4-06
STEPLETON,SPRING
4163 SW 67 AVE UNIT 108-C
DAVIE FL 33314-3250

SP 3-4-06
STOLLER,DREW
6737 SW 40 ST APT 56
DAVIE FL 33314-3203

SP 3-4-06
SUGARMAN,MONA B LE
SUGARMAN,CINDY R & COLE,S H
6744 SW 40 ST
DAVIE FL 33314-3204

SP 3-4-06
SULLIVAN,WILLIAM G
912 NW 79 TER
PLANTATION FL 33322

SP 3-4-06
SWANSON,IRENE C
6725 SW 40 ST UNIT 53
DAVIE FL 33314

SP 3-4-06
SYDORKO,ADEINEZ C
6765 SW 39 CT #82
DAVIE, FL 33314-3201

SP 3-4-06
TAMASI,JUAN A & LIDIA I
4135 SW 66TH WAY
DAVIE FL 33314-3345

SP 3-4-06
TANNENBAUM,JASON E & VALERIE
3960 NORTH 56 AVENUE UNIT 303
HOLLYWOOD,FL 33021

SP 3-4-06
TARNOKI,CECELIA
3908 SW 67 WAY APT 92
DAVIE FL 33314-3232

SP 3-4-06
TAYLOR,AMOS &
GARCON,ARCHLINE
6658 SW 41 PL #26
DAVIE FL 33314

SP 3-4-06
TAYLOR,DAVID A
2677 PINWOOD CT
DAVIE FL 33328-6782

SP 3-4-06
THOMAS,JEAN
3904 SW 67TH WAY
DAVIE FL 33314-3232

SP 3-4-06
THOMAS,MELISSA V &
CHANDY,THOMAS V &
THOMAS,ANNAMMA
4162 SW 65 AVE
DAVIE FL 33314-3328

SP 3-4-06
THOMPSON,BRIAN J &
THOMPSON,ROBERTA A
6520 SW 41 CT
DAVIE FL 33314-3314

SP 3-4-06
THOMPSON,DAVID C
4165 SW 67 AVE APT 106B
DAVIE FL 33314-3252

SP 3-4-06
THOMSON,MARCUS
6601 SW 41 PL
DAVIE FL 33314-3319

SP 3-4-06
THORNE,MIRIAM S
6528 SW 41 ST
DAVIE FL 33314

SP 3-4-06
TIBBETTS,MELANIE L
6760 SW 39TH CT
DAVIE FL 33314-3202

SP 3-4-06
TONEY,ANDREW
6565 SW 41 CT UNIT 179
DAVIE FL 33314-3313

SP 3-4-06
TORREALBA,BELKIS
6500 SW 41 CT UNIT 88
DAVIE FL 33314-3314

SP 3-4-06
TORRES,MIRIAM
6679 SW 41 PL
DAVIE FL 33314

SP 3-4-06
TRENTACOSTI,ANTHONY &
TRENTACOSTI,STEPHANIE
4141 SW 65TH AVE
DAVIE FL 33314-3327

SP 3-4-06
TRICARO,JEFFREY D
TRICARO,RICHARD
6542 SW 41 ST
DAVIE FL 33314

SP 3-4-06
SARAVIA,GILDA M
6733 SW 40 ST UNIT 55
DAVIE FL 33314-3203

SP 3-4-06
SAUNDERS,DANIEL H
JOHNSON,RHONDA L
6785 SW 41 DR #28
DAVIE FL 33314-3235

SP 3-4-06
SCHAL,ASTRID
6636 SW 41 PL
DAVIE FL 33314-3320

SP 3-4-06
SCHMITT,CHARLES E & CHRISTINE
M
6635 SW 41 PL
DAVIE FL 33314-3319

SP 3-4-06
SCHUTTE,CAROL
6524 SW 41 PL UNIT 160
DAVIE FL 33314-3318

SP 3-4-06
SCHUYLER,JOSEPH
6900 THOMAS ST
HOLLYWOOD FL 33023

SP 3-4-06
SCOTT,DAVID &
SCOTT,RHONDA
4820 NE 29 AVE
LIGHTHOUSE POINT FL 33064

SP 3-4-06
SCOTT,MICHAEL
6650 SW 41 ST
DAVIE FL 33314-3312

SP 3-4-06
SEGURA,JOSE D & ADELA
6753 SW 40 ST APT 60
DAVIE FL 33314-3203

SP 3-4-06
SHAW,JEFFREY V & ELENA D
6642 SW 41ST ST BLDG B
DAVIE FL 33314-3312

SP 3-4-06
SHERRILL,DOROTHY E
11941 SW 11TH CT
DAVIE FL 33325-3841

SP 3-4-06
SHIELDS,ANDREW K
6663 SW 41 CT
FT LAUDERDALE FL 33314

SP 3-4-06
SIKDER,WAHIDUR &
MEHERUNNESSA
5908 BLUE BEACH CT
TAMARAC FL 33314

SP 3-4-06
SILVERMAN,JOYCE
6768 SW 40TH ST
DAVIE FL 33314-3204

SP 3-4-06
SILVERMAN,ZACHARY S
6749 SW 40TH ST
DAVIE FL 33314-3203

SP 3-4-06
SIMPSON,GUY R
6508 SW 41 PL APT 164
DAVIE FL 33314-3318

SP 3-4-06
SIMPSON,JOEL L & CLAIRE J
6623 SW 41ST PL
DAVIE FL 33314-3319

SP 3-4-06
SIMPSON,MARILYN L
3924 SW 67TH TER APT 117
DAVIE FL 33314-3214

SP 3-4-06
SIMPSON,TROY
5041 SW 28 TERR
FT LAUDERDALE FL 33312

SP 3-4-06
SIROTA,MICHELINE
4166 SW 66TH WAY
DAVIE FL 33314-3344

SP 3-4-06
SKOLNICK,ALAN M & MARLENE D
6639 SW 41ST PL
DAVIE FL 33314-3319

SP 3-4-06
SMITH,DAVID L
4163 SW 67TH AVE APT 215C
DAVIE FL 33314-3220

SP 3-4-06
SMITH,W M & NORMA
4138 SW 65TH AVE
DAVIE FL 33314-3328

SP 3-4-06
SOLOMON,MICHEI
2029 PIERCE ST APT 2
HOLLYWOOD FL 33020

SP 3-4-06
SONENSHEIN,ALANA R
4156 SW 66 LANE
DAVIE FL 33314-3343

SP 3-4-06
SOTO,EFRAIN J
4122 SW 65 AVE
DAVIE FL 33314-3328

SP 3-4-06
SOTTAK,KIMBERLY
4028 SW 67 TER
DAVIE FL 33314-3216

SP 3-4-06
SPARACO,CHARLES E JR
6671 SW 41ST CT APT 3
DAVIE FL 33314-3315

SP 3-4-06
SPEIDEL,SALLY
2910 SW 87 TER APT 1707
DAVIE FL 33328

SP 3-4-06
SPEIDEL,SALLY
2800 SW 87 AVE APT 1110
FT LAUDERDALE FL 33328-6641

SP 3-4-06
RAMIREZ,MARCOS
6544 SW 41 ST
DAVIE FL 33314-3310

SP 3-4-06
REED,CAROL Z
4159 SW 66TH WAY
DAVIE FL 33314-3308

SP 3-4-06
REYES,ANDREA
4121 SW 66 WAY UNIT 149
DAVIE FL 33314-3345

SP 3-4-06
REYES,OSCAR &
ALBARRACIN,YEIMY Y
4140 SW 65 AVE UNIT 9-77
DAVIE FL 33314-3328

SP 3-4-06
RICHARD,DOREEN
6510 SW 41 ST
DAVIE FL 33314-3310

SP 3-4-06
RIVERA,ROBERT J & CATHY H
372 CALLE LOMA NORTE
SANTE FE NM 87501

SP 3-4-06
ROA,MARIA ELENA
4165 SW 67 AVE UNIT 210B
DAVIE FL 33314-3267

SP 3-4-06
RODRIGUEZ,ALEX
6788 SW 40 ST
DAVIE FL 33314-3204

SP 3-4-06
RODRIGUEZ,CESAR A & G
6729 SW 41 DR UNIT 14
DAVIE FL 33314-3235

SP 3-4-06
ROFOOGARAN,MASSOOD
2763 LAKE PARK CIR E
DAVIE FL 33328-7017

SP 3-4-06
ROISMAN,MAURICE & SHERRIE L
6520 SW 41 PL
DAVIE FL 33314

SP 3-4-06
ROJAS,ELIZABETH C
6611 SW 41 PL
DAVIE FL 33314-3319

SP 3-4-06
ROJAS,JOSUE DAVID
4159 SW 66 LANE #120
DAVIE FL 33314

SP 3-4-06
ROJAS,JOSUE R
6573 SW 41 CT
DAVIE FL 33314-3313

SP 3-4-06
ROMAN,HILDA
6623 SW 41 CT UNIT 13
DAVIE FL 33314-3315

SP 3-4-06
ROMAN,HILDA REV LIV TR
7917 MERIDIAN ST
MIRAMAR FL 33023-4504

SP 3-4-06
ROMAN,NOELIA
4900 SW 166 AVE
SOUTHWEST RANCHES FL 33331

SP 3-4-06
ROMERO,CAMILO
4124 SW 65 AVE APT 69
DAVIE FL 33314-3328

SP 3-4-06
ROSENBAUM,HEIDI
6761 SW 39 CT APT 81
DAVIE FL 33314-3201

SP 3-4-06
ROSS,MICHAEL D &
ROSS,FRED
6631 SW 41 PL UNIT 43
DAVIE FL 33314-3319

SP 3-4-06
ROSS,SANDRA L
6793 SW 40 ST
DAVIE FL 33314

SP 3-4-06
ROWE,SANDRA
6760 SW 40 ST
DAVIE FL 33314

SP 3-4-06
RYMASZEWSKI,WANDA
201 HIGH HOPES LANE
MAGGIE VALLEY NC 28751

SP 3-4-06
SABORIO,EVELYN S
4163 SW 67 AVE UNIT 104-C
DAVIE FL 33314-3250

SP 3-4-06
SALDARRIAGA,CONSUELO
7561 NW 16 ST 25-11
PLANTATION FL 33313

SP 3-4-06
SALINAS,JUAN G & MARIA G
6549 SW 41 CT
DAVIE FL 33314-3313

SP 3-4-06
SANDOVAL,MICHAEL
6612 SW 41 ST
DAVIE FL 33314

SP 3-4-06
SANTELLA,FEDERICO
6533 SW 41 PL
DAVIE FL 33314

SP 3-4-06
SANTIAGO,MARIA
6516 SW 41ST ST
DAVIE FL 33314-3310

SP 3-4-06
SANTOS,FRANCISCO A JR & LAURA
3920 SW 67 WAY UNIT 95
DAVIE FL 33314-3232

SP 3-4-06
NINNEMANN,THAD & BRENDA
8720 SW 26 CT
DAVIE FL 33328

SP 3-4-06
NUNEZ,GISSSELLE &
PADILLA,AMALIA I
3908 SW 67 TER UNIT 112
DAVIE FL 33314-3214

SP 3-4-06
OBSTBAUM,ISAAC &
OBSTBAUM,BLANCA
6658 SW 41ST ST
DAVIE FL 33314-3312

SP 3-4-06
OROZCO,ANDRES
6668 SW 41 PL
DAVIE FL 33314

SP 3-4-06
ORTEGA,YVONNE
4160 SW 66TH WAY APT 128
DAVIE FL 33314-3344

SP 3-4-06
ORTIZ,EDGARDO &
BONILLA-ORTIZ,ANABEL
6546 SW 41 ST #6546
DAVIE FL 33314-3310

SP 3-4-06
ORUKOTAN,SHERIFAT
6663 SW 41 PL UNIT 37
DAVIE FL 33314-3319

SP 3-4-06
PADILLA,MIGUEL
PADILLA,MIGUEL A JR
6545 SW 41 PL UNIT 56
DAVIE FL 33314-3317

SP 3-4-06
PATELLA,MICHAEL & DEBORAH
10700 SW 46 ST
FT LAUDERDALE FL 33326

SP 3-4-06
PATRONE,SHARON
6622 SW 41 PL
DAVIE FL 33314-3320

SP 3-4-06
PATTISON,PAMELA J
4719 JEFFERSON ST
HOLLYWOOD FL 33021-7623

SP 3-4-06
PAZ,ELIZABETH
6534 SW 41 ST
DAVIE FL 33314-3310

SP 3-4-06
PERDOMO,JOSE R
6532 SW 41 CT #96
DAVIE FL 33314

SP 3-4-06
PEREZ,ALEXIS &
PEREZ,YURAIMA
6517 SW 41 CT UNIT 171
DAVIE FL 33314-3313

SP 3-4-06
PERKINS,ROBERT M
6505 SW 41 PL UNIT 65
DAVIE FL 33314

SP 3-4-06
PERLMAN,SUSIE GOAL REV LIV TR
4165 SW 66 WAY UNIT 137
DAVIE FL 33314-3308

SP 3-4-06
PICHARDO,ELBA &
MELO,HECTOR JR ETAL
4167 SW 66 WAY
DAVIE FL 33314

SP 3-4-06
PIERRE,MONTOGA & MONIQUE
6650 SW 41 PL APT 25
DAVIE FL 33314-3320

SP 3-4-06
PILCO,FELIX A &
COBOS,CAROL D
6536 SW 41 ST
DAVIE FL 33314

SP 3-4-06
PINARGOTE,JOSE & ELSA
6667 SW 41ST PL APT 36
DAVIE FL 33314-3319

SP 3-4-06
PINARGOTE,SALOMON A
4160 SW 66 LANE
DAVIE FL 33314

SP 3-4-06
PINNOCK,GWENDOLYN
6611 SW 41 CT UNIT 16
DAVIE FL 33314-3315

SP 3-4-06
PINO,GABBY ESPANA
6769 SW 40 ST #64
DAVIE FL 33314-3203

SP 3-4-06
PONCE,JOSEPH R
6513 SW 41 PL UNIT 8-63
DAVIE FL 33314-3317

SP 3-4-06
POST,MARIA GOMEZ
6608 SW 41 ST
DAVIE FL 33314

SP 3-4-06
PRESSMAN,BARRY M & JUDITH D
39831 GROVE HEIGHTS
LADY LAKE FL 32159

SP 3-4-06
PUJALTE,MARIE R LIV TR
6741 SW 41 DR APT 17
DAVIE FL 33314-3235

SP 3-4-06
RAFAEL,HENRICH &
RAFAEL,EUGENIA
% THOMAS RAFAEL
1824 NW 108 AVE
PLANTATION FL 33322-6429

SP 3-4-06
RAFAEL,KATHERINE
% THOMAS RAFAEL
1824 NW 108 AVE
PLANTATION FL 33322-6429

SP 3-4-06
RAFAEL,THOMAS
% BEER BARN
4223 SW 64TH AVE
DAVIE FL 33314-3433

SP 3-4-06
MEDINA,LISA A
6501 SW 41ST PL
DAVIE FL 33314-3317

SP 3-4-06
MILLARD,SOMMER K
MILLARD,DOUGLAS
1121 NW 115 AVE
PLANTATION FL 33323

SP 3-4-06
MILLS,CAROL
VISHKOFF,HARRY
6552 SW 41 ST
DAVIE FL 33314-3310

SP 3-4-06
MONACO,MICHAEL ANTHONY
6566 SW 41 CT
DAVIE FL 33314-3314

SP 3-4-06
MONROY,LUIS
4151 SW 65 AVE
DAVIE FL 33314

SP 3-4-06
MORENO,HECTOR F &
MORENO,APRIL
6773 SW 40 ST
DAVIE FL 33314

SP 3-4-06
MORILLO,FRANCIS V
3913 SW 67 TER UNIT 106
DAVIE FL 33314-3213

SP 3-4-06
MOSS,DEBORAH
6610 SW 41 ST
FT LAUDERDALE FL 33314

SP 3-4-06
NASSER,ANTHONY T &
DANO,RICHARD D
6768 SW 39 CT #78
DAVIE FL 33314-3202

SP 3-4-06
NEWSOME,JACKELINE L
6732 SW 40 ST
DAVIE FL 33314-3204

SP 3-4-06
MESTEL,JAN J LE
MESTEL,JANET J LIV TR
6772 SW 40 ST UNIT 38
DAVIE FL 33314-3204

SP 3-4-06
MILLER,ALICE G
11020 NW 18 PL
PEMBROKE PINES FL 33026-2200

SP 3-4-06
MINGOIA,JOSEPH M
MINGOIA,ANTHONY M
4032 SW 67 TER
DAVIE FL 33314

SP 3-4-06
MONAHAN,TODD TERRANCE
5250 COUGARS PROWL
LAKE WORTH FL 33463

SP 3-4-06
MONTELLANICO,AMY F
4154 SW 65 AVE UNIT 10-80
DAVIE FL 33314-3328

SP 3-4-06
MORENO,HERNANDO
3912 SW 67 TER
DAVIE FL 33314-3214

SP 3-4-06
MORRIS,CLINTON E
2290 LEE RD #249
SMITH AL 36877

SP 3-4-06
MUIR,ISABEL M
6550 SW 41ST ST
DAVIE FL 33314-3310

SP 3-4-06
NAZAIRE,STANLEE
4162 SW 66 LANE
DAVIE FL 33314

SP 3-4-06
NEWTON,TARNIA P
4044 SW 67 TER
DAVIE FL 33314-3216

SP 3-4-06
MIGNOCCHI,TOMMASO &
MANCHEGO,PATRICIA
3912 SW 67 WAY #93
DAVIE FL 33314-3232

SP 3-4-06
MILLER,MARIA
6522 SW 41 ST
PLANTATION FL 33314

SP 3-4-06
MONACO,JO ANNE
4163 SW 67TH AVE APT 112C
DAVIE FL 33314-3251

SP 3-4-06
MONDRAGON,GUSTAVO A &
GIRALDO,NANCY
4154 SW 66 LANE
DAVIE FL 33328

SP 3-4-06
MOREAU,KEITH A & BRENDA L
20301 SW 48TH ST
FORT LAUDERDALE FL 33332-1017

SP 3-4-06
MORENO,RENEE
4167 SW 66TH TER
DAVIE FL 33314-3335

SP 3-4-06
MORRISON,RICHARD
MORRISON,ILENE S
6679 SW 41 CT APT 1
DAVIE FL 33314-3315

SP 3-4-06
MURPHY,SANDRA A
6789 SW 39TH CT
DAVIE FL 33314-3201

SP 3-4-06
NELSON,ROBERT W & PAULINE B
6810 SW 13TH ST
HOLLYWOOD FL 33023-2054

SP 3-4-06
NIAMAT,HAMID
6659 SW 41ST CT APT 6
DAVIE FL 33314-3315

SP 3-4-06
LA ROCCA,RAYMOND & THERESE
6530 SW 41 ST
DAVIE FL 33314-3310

SP 3-4-06
LAGUNA,CARLOS &
LAGUNA,ANNISA
6525 SW 41 PL
DAVIE FL 33314-3317

SP 3-4-06
LASCANO,MARIA L
6505 SW 41 CT UNIT 168
DAVIE FL 33314-3313

SP 3-4-06
LEALHIEE,JNO
LEALHIEE,UILI & FIAPITO
4141 SW 66TH WAY APT 139
DAVIE FL 33314-3345

SP 3-4-06
LEAR,CARRIE M
6737 SW 41ST DR
DAVIE FL 33314-3235

SP 3-4-06
LEE,TIEN CHEN
6675 SW 41 PL UNIT 34
DAVIE FL 33314-3319

SP 3-4-06
LEON,MARIA PATRICIA
4158 SW 66 LANE #113
DAVIE FL 33314

SP 3-4-06
LEVENHAGEN,REBECCA
3230 HARRISON ST
HOLLYWOOD FL 33021-7045

SP 3-4-06
LEVIN,EUGENE & LINDA
6638 SW 41 ST
DAVIE FL 33334

SP 3-4-06
LEWIS,M H TR
PO BOX 1985
HOLLYWOOD FL 33022

SP 3-4-06
LEWIS,M TR
1001 N SOUTHLAKE DR
HOLLYWOOD FL 33019-1600

SP 3-4-06
LEYVA,ELIZABETH
3920 SW 67 TER #116
DAVIE FL 33314

SP 3-4-06
LINER,CURT
4169 SW 67TH AVE APT 215A
DAVIE FL 33314-3231

SP 3-4-06
LIPKINT,BRUCE & PAMELA
6785 SW 40 ST UNIT 68
DAVIE FL 33314-3203

SP 3-4-06
LONGO,STEPHEN A & TRUDI &
FERRAIUOLO,JOHN A & VICTORIA
10216 SW 49TH PL
COOPER CITY FL 33328-4020

SP 3-4-06
LOPEZ,JOSE L &
LICIAGA,ELIZABETH
6554 SW 41 CT UNIT 99
DAVIE FL 33314-3314

SP 3-4-06
LOPEZ,LUCILA
HERNANDEZ,VINCENT ETAL
6772 SW 39 CT UNIT 77
DAVIE FL 33314-3202

SP 3-4-06
LOPEZ,ROMELIO
7080 TYLER ST
HOLLYWOOD FL 33024

SP 3-4-06
LOWRY,GLENN A
6528 SW 41ST CT APT 95
DAVIE FL 33314-3314

SP 3-4-06
MAC KENZIE,MYRA
6725 SW 41ST DR
DAVIE FL 33314-3235

SP 3-4-06
MAHAN,STEVEN
4165 SW 67 AVE #104-B
DAVIE FL 33314-3252

SP 3-4-06
MAHONEY,MARY LOU
4020 SW 67TH TER
DAVIE FL 33314-3216

SP 3-4-06
MARIN,ALICIA MARIA &
MARIN,CAMILO ANDRES RUBIO
6504-L SW 41 ST
DAVIE FL 33314-3310

SP 3-4-06
MARIN,FERNANDO
RAMIREZ,MARIELA
6537 SW 41 PL UNIT 57
DAVIE FL 33314-3317

SP 3-4-06
MARRERO,MAXIMINO & ANNA
6748 SW 40TH ST
DAVIE FL 33314-3204

SP 3-4-06
MARTINEZ,IVETTE
MARTINEZ,ROSA
6627 SW 41 PL
DAVIE FL 33314-3319

SP 3-4-06
MAYO,CHRISTINA M
1207 SW 87 TER
PLANTATION FL 33324

SP 3-4-06
MCGRAW,MELINDA L
4163 SW 67TH AVE APT 109C
DAVIE FL 33314-3250

SP 3-4-06
MEARS,TRACI A &
MULLENITE,ERIC G
6624 SW 41 ST
DAVIE FL 33314

SP 3-4-06
MEDINA,CAROL PATRICIA
6664 SW 41 PL
DAVIE FL 33314-3320

SP 3-4-06
HULL,DANA S
6764 SW 40 ST UNIT 40
DAVIE FL 33314-3204

SP 3-4-06
HURWICH,FREDERICK M
6561 SW 41ST PL
DAVIE FL 33314-3317

SP 3-4-06
INGRAM,ABRAHAM DAVID
INGRAM,SUSAN LYNN
6651 SW 41 CT
DAVIE FL 33314-3315

SP 3-4-06
INSCOE,WILLIAM D
6508 SW 41 ST BLDG L
DAVIE FL 33314-3310

SP 3-4-06
IVEY,DIANE GABRELE
MILLER,ANN
6724 SW 40TH ST
DAVIE FL 33314-3204

SP 3-4-06
JACOBS,ROBERT S & P A
JACOBS,NORMAN J & SHEILA
3928 SW 67 WAY
DAVIE FL 33314

SP 3-4-06
JACOBSON,MICHAL M
6721 SW 40TH ST
DAVIE FL 33314-3203

SP 3-4-06
JANICKE,ELAINE IVETT &
PARDO,HECTOR
6536 SW 41 CT
DAVIE FL 33314

SP 3-4-06
JARDINE,DENNIS N & KAREN B
1650 SW 53 AVE
PLANTATION FL 33317

SP 3-4-06
JOHNS,MIRIAM B
3909 SW 67TH TER
DAVIE FL 33314-3213

SP 3-4-06
JOHNSON,ALBERTA
6604 SW 41ST ST
DAVIE FL 33314-3312

SP 3-4-06
JOHNSON,VINCENT & ANGELA
GRANT & DUNMORE ST
*HARBOUR ISLAND BA

SP 3-4-06
JONES FAM TR LE
JONES,B M & NANCY A TRSTEE
6773 SW 41 DR
DAVIE FL 33314-3235

SP 3-4-06
JONES,JUDITH A
4161 SW 66TH TER APT 107
DAVIE FL 33314-3335

SP 3-4-06
JOYCE,CONSTANCE M
4165 SW 67TH AVE APT 202B
DAVIE FL 33314-3221

SP 3-4-06
KARDYS,JOSEPH M & JANET T
6780 SW 39TH CT APT 75
DAVIE FL 33314-3202

SP 3-4-06
KAROLEWICZ,JOYCE M LE
KAROLEWICZ,MARGOT DAY
6622 SW 41 ST
DAVIE FL 33314-3312

SP 3-4-06
KASPRZYK,LOTTIE
4169 SW 67TH AVE APT 216
DAVIE FL 33314-3268

SP 3-4-06
KAUFMAN,STEPHEN & TONI
6792 SW 39TH CT APT 72
DAVIE FL 33314-3202

SP 3-4-06
KAUPER,GEORGE & HELIDA
6781 SW 39 CT UNIT 86
DAVIE FL 33314

SP 3-4-06
KEESLER,DIANA F
6605 SW 41 PL
DAVIE FL 33314-3319

SP 3-4-06
KELMAN,SUSAN &
KELMAN,RACHEL
6439 NW 43 TER
BOCA RATON FL 33496

SP 3-4-06
KERSEY,JOSHUA & KELLEY
6618 SW 41 ST
DAVIE FL 33314-3312

SP 3-4-06
KIM,ELLIOTT H
6780 SW 40 ST
DAVIE FL 33314

SP 3-4-06
KING,RICHARD S
4165 SW 67TH AVE APT 117B
DAVIE FL 33314-3253

SP 3-4-06
KINNION,SARA D
6600 SW 41 ST
DAVIE FL 33314-3312

SP 3-4-06
KLEIN,RACHEL
6564 SW 41 PL
DAVIE FL 33314

SP 3-4-06
KNOX,HARVEY
4163 SW 67 AVE UNIT 102-C
DAVIE FL 33314-3250

SP 3-4-06
KONG,VINCENT &
KONG,RUBY
4048 SW 67 TER
DAVIE FL 33314

SP 3-4-06
KOVACS,MARGO E
11745 SW 99TH CT
MIAMI FL 33176-4171

SP 3-4-06
GOUIN,GAIL LE
KALAN,ADAM & SAMUEL,LEE
6644 SW 41 ST
DAVIE FL 33314-3312

SP 3-4-06
GRAY,CHARLENE MARIE
MYLAND,PAULA
4132 SW 65 AVE
DAVIE FL 33314-3328

SP 3-4-06
GREY,MARC ALAN
3936 SW 67 TER
DAVIE FL 33314-3214

SP 3-4-06
GUERRA,GRETTEL
4163 SW 67 ST #208C
DAVIE FL 33314

SP 3-4-06
HAHR,WILLIAM JR & MARGARET
6528 SW 41ST PL
DAVIE FL 33314-3318

SP 3-4-06
HARRINGTON,M MAGDALENA
6781 SW 41ST DR
DAVIE FL 33314-3235

SP 3-4-06
HASSAN,MOEZ B
3917 SW 67 TER #105
FT LAUDERDALE FL 33314

SP 3-4-06
HERALD,JENNIFER LYNNE
HERALD,ELAINE A
4125 SW 66TH WAY
DAVIE FL 33314-3345

SP 3-4-06
HICKS,JANICE
4155 SW 66 LANE UNIT 118
DAVIE FL 33314-3342

SP 3-4-06
HOO,ADAM
4164 SW 65 AVE #85
DAVIE FL 33314-3328

SP 3-4-06
GRANDISON,NIGEL &
GRANDISON,MARIE
9821 NW 15 CT
PEMBROKE PINES FL 33024

SP 3-4-06
GRAY,MARY M
6777 SW 41ST DR
DAVIE FL 33314-3235

SP 3-4-06
GRIFFIN,DONNA
6557 SW 41 CT
DAVIE FL 33314-3313

SP 3-4-06
GUEVARA,SILVIO ARMANDO
6900 SW 39 ST #111
DAVIE FL 33314

SP 3-4-06
HANES,DEANNA
6670 SW 41 PL
FT LAUDERDALE FL 33314

SP 3-4-06
HARRIS,JOHN J
3933 SW 67TH TER
DAVIE FL 33314-3213

SP 3-4-06
HEGEDUS,GRACIELA
6554 SW 41 ST
DAVIE FL 33328

SP 3-4-06
HERNANI,JOSE L &
CHUI,ELSA V
6529 SW 41 PL UNIT 8-59
DAVIE FL 33314-3317

SP 3-4-06
HOCKLEY,DEBBY PALMER
4120 SW 65TH AVE
DAVIE FL 33314-3328

SP 3-4-06
HOWELL,TYRUS J
4169 SW 67TH AVE
DAVIE FL 33314-3268

SP 3-4-06
GRANT,FRANCINE E
6789 SW 40 ST APT 69
DAVIE FL 33314-3203

SP 3-4-06
GREENSPAN,A & HARRIET
6769 SW 41ST DR
DAVIE FL 33314-3235

SP 3-4-06
GROSHOLZ,ALEX
4166 SW 66 LANE
FT LAUDERDALE FL 33314

SP 3-4-06
GUNDERSEN,ANDREA
6640 SW 41ST PL APT 24
DAVIE FL 33314-3320

SP 3-4-06
HANSEN,RAYMOND &
WONG,CHUI
4158 SW 65 AVE
DAVIE FL 333019

SP 3-4-06
HARRIS,NANCY
HERNANDEZ,JOSEPH
6728 SW 40 ST UNIT 49
DAVIE FL 33314-3204

SP 3-4-06
HENAO,IVAN & CLARA O
6729 SW 40 ST
DAVIE FL 33314-3203

SP 3-4-06
HESTON,LISA R
6745 SW 40 ST UNIT 58
DAVIE FL 33314-3203

SP 3-4-06
HOLT,DOROTHY
3904 SW 67TH TER
DAVIE FL 33314-3214

SP 3-4-06
HUGHES,DELIA
4123 SW 66 WAY UNIT 148
DAVIE FL 33314-3345

SP 3-4-06
FABIYI, TEMITOPE O
FABIYI, MARGARET B
6565 SW 41ST PL APT 7-51
DAVIE FL 33314-3317

SP 3-4-06
FAIRMONT, CAROLYN W
4169 SW 67TH AVE APT 214
DAVIE FL 33314-3268

SP 3-4-06
FAISON, JOHN R & NATALIE Z
1418 N OCEAN DR
HOLLYWOOD FL 33019

SP 3-4-06
FALCO, EDUARDO
4130 SW 65 AVE UNIT 9-72
DAVIE FL 33314

SP 3-4-06
FELDMANN, SCOTT
4165 SW 67TH AVE APT 211B
DAVIE FL 33314-3222

SP 3-4-06
FENNELLY, LENI
6671 SW 41ST PL APT 35
DAVIE FL 33314-3319

SP 3-4-06
FERNANDEZ, JOSE
6757 SW 41 DR UNIT 21
DAVIE FL 33314-3235

SP 3-4-06
FERREIRA, PAULO & MARCIA
6626 SW 41ST PL APT 21
DAVIE FL 33314-3320

SP 3-4-06
FISHER, MICHAEL PAUL
4163 SW 67TH AVE APT 212C
DAVIE FL 33314-3220

SP 3-4-06
FODIMAN, HYMAN TRUST EST
4155 SW 66TH TER APT 104
DAVIE FL 33314-3335

SP 3-4-06
FRANCO, DENISE
STEVENSON, ROSIE S
4154 SW 66 WAY UNIT 125
DAVIE FL 33314

SP 3-4-06
FREDERICKS, IMANI
6557 SW 41 PL
DAVIE FL 33314-3317

SP 3-4-06
FULLER, JUNE L &
SPEIDEL, SALLY
2910 SW 87 TER #1707
DAVIE FL 33328-6649

SP 3-4-06
GALVEZ, KATHRYN L
6745 SW 41 DR
DAVIE FL 33314-3235

SP 3-4-06
GARRISON, CHERIE
6500 SW 41 ST
DAVIE FL 33314

SP 3-4-06
GARWOOD, WESLEY & BARBARA
17221 SW 65TH CT
FORT LAUDERDALE FL 33331-1740

SP 3-4-06
GATES, CYNTHIA
6508 SW 41ST CT
DAVIE FL 33314-3314

SP 3-4-06
GIARRITTA, RENEE LYNN
9488 SW 50 CT
COOPER CITY FL 33328-4102

SP 3-4-06
GIBBS, RICARDO
GIBBS, DENISE
6549 SW 41 PL UNIT 55
DAVIE FL 33314-3317

SP 3-4-06
GIBSON, J R & SHARON H
6648 SW 41ST ST
DAVIE FL 33314-3312

SP 3-4-06
GILBERT, JUDD & BEVERLY
2191 SW 115TH TER
DAVIE FL 33325-4855

SP 3-4-06
GILL, THOMAS F & CAROLYN C
4900 SW 64TH AVE
DAVIE FL 33314-5203

SP 3-4-06
GLATTER-GOTZ, HANS-HENNING &
AIDA
4127 SW 66 WAY #146
DAVIE FL 33314-3345

SP 3-4-06
GOMEZ, LAZARO &
MARTINEZ, PERLA
6639 SW 41 CT
DAVIE FL 33314

SP 3-4-06
GONZALEZ, ROSE ANN
6561 SW 41 CT UNIT 178
DAVIE FL 33328

SP 3-4-06
GOODROW, DEBORAH J
6538 SW 41 ST
DAVIE FL 33314-3310

SP 3-4-06
GOOSBY, LINDA
6733 SW 41ST DR
DAVIE FL 33314-3235

SP 3-4-06
GORDON, DEBRA A
6512 SW 41ST CT APT 91
DAVIE FL 33314-3314

SP 3-4-06
GORDON, PAULA M
4157 SW 66 LN UNIT 119
DAVIE FL 33314-3342

SP 3-4-06
GORDON, ROBERT SCOTT
6556 SW 41 ST
DAVIE FL 33328

SP 3-4-06
DAVIS,JAMES D & ANGELA P
4056 SW 67TH TER
DAVIE FL 33314-3216

SP 3-4-06
DE VILLA,BERTHA FERNANDEZ
6512 SW 41 PL
DAVIE FL 33314

SP 3-4-06
DEANGELIS,BERNADETTE
93 COMMERCIAL ST UNIT 3
PROVINCE TOWN MA 02657

SP 3-4-06
DEBOER,TJEERD & PIEDAD
6514 SW 41 ST #B-K
DAVIE FL 33314-3310

SP 3-4-06
DELOTTA,RENEE L &
DELOTTA,ERIC
9488 SW 50 CT
COOPER CITY FL 33024

SP 3-4-06
DELUCA,DEBORAH
4161 SW 66 LANE UNIT 121-15
DAVIE FL 33314-3342

SP 3-4-06
DEMAURO,PATRICK A
DEMAURO,MELISSA A
4156 SW 65 AVE APT 81
DAVIE FL 33314-3328

SP 3-4-06
DEMPSEY,THOMAS
6632 SW 41 ST
FORT LAUDERDALE FL 33314

SP 3-4-06
DEMPSEY,THOMAS F
6626 SW 41ST ST APT 6626
DAVIE FL 33314-3312

SP 3-4-06
DHUWALIA,KAREN F
6615 SW 41ST PL
DAVIE FL 33314-3319

SP 3-4-06
DIAL,WAYNE M
6627 SW 41 CT APT 12
DAVIE FL 33314-3315

SP 3-4-06
DIAZ,GEOVANNI R
6784 SW 39 CT UNIT 74
DAVIE FL 33314-3202

SP 3-4-06
DIAZ,NANCY
6756 SW 40 ST UNIT 42
DAVIE FL 33314

SP 3-4-06
DMAC REV LIV TR
MACKENZIE,DAWN TRSTEE
8527 OLD COUNTRY MNR #501
DAVIE FL 33328

SP 3-4-06
DOHOHUE,NANCY
6524 SW 41 CT UNIT 94
DAVIE FL 33314-3314

SP 3-4-06
DONAHUE,JANET O
6776 SW 39TH CT
DAVIE FL 33314-3202

SP 3-4-06
DONALEE M JONES EVANS FAM TR
1060 N 790 E
LEHI UT 84043

SP 3-4-06
DONATE,MAYRA
6516 SW 41 CT
DAVIE FL 33314

SP 3-4-06
DONNELLON,DENNIS &
DONNELLON,JODI
6765 SW 40 ST
DAVIE FL 33314-3203

SP 3-4-06
DOSSETT,BIANCA
4163 SW 67 AVE #204-C
DAVIE FL 33314

SP 3-4-06
DREWES,DIANE
6526 SW 41ST ST
DAVIE FL 33314-3310

SP 3-4-06
DUPUTEL,RENE & MYRIAM
6568 SW 41 PL APT 151-19
DAVIE FL 33314-3318

SP 3-4-06
DURBIN,SHIRLEY
4157 SW 66TH TER APT 105
DAVIE FL 33314-3335

SP 3-4-06
EIERMANN,JUDITH
6553 SW 41 PL UNIT 54
DAVIE FL 33314-3317

SP 3-4-06
ENOCKSON,JOHN
6741 SW 40 ST UNIT 57
DAVIE FL 33314-3203

SP 3-4-06
EPPS,MARY
7590 SW 42ND PL
DAVIE FL 33314-3014

SP 3-4-06
ERENSTOFT,KIM L
4143 SW 65TH AVE APT 185
DAVIE FL 33314-3327

SP 3-4-06
ESCORCIA,JORGE
6797 SW 40 ST
DAVIE FL 33314-3203

SP 3-4-06
ESPAILLAT,OLIVER
6628 SW 41 ST #C
DAVIE FL 33314

SP 3-4-06
EVANOFF,LINDA
4164 SW 66 LANE
DAVIE FL 33314-3343

SP 3-4-06
CANAKIS,GLENDA
4128 SW 65 AVE
FT LAUDERDALE FL 33314-3328

SP 3-4-06
CANAS,IDA
6545 SW 41 CT
DAVIE FL 33314-3313

SP 3-4-06
CANCIANI,ALBERTO
6675 SW 41 CT APT 2
DAVIE FL 33314-3315

SP 3-4-06
CASTELLANOS,RENE &
DIAZ,CLAUDIA A ETAL
4040 SW 67 TER APT 6
DAVIE FL 33314-3216

SP 3-4-06
CASTRO,RAFAEL HUMBERTO
6655 SW 41 CT #7
DAVIE FL 33314-3315

SP 3-4-06
CATHRALL,RAYMOND L IV
6517 SW 41 PL UNIT 8-62
DAVIE FL 33314-3317

SP 3-4-06
CHANIN,ALVIN & KORRINE
1000 COLONY POINT CIR APT 121
HOLLYWOOD FL 33026-2923

SP 3-4-06
CHARBONNEAU,GRACE
6548 SW 41 PL
DAVIE FL 33313

SP 3-4-06
CHARLESWORTH,BERNICE
4137 SW 66TH WAY
DAVIE FL 33314-3345

SP 3-4-06
CHEBAT,SUZANNE S
117 ROYAL PARK DR #1-B
FT LAUDERDALE FL 33309

SP 3-4-06
CHEW,WAI LING &
CHEW,HELENA
1040 W 108 AVE
PLANTATION FL 33322

SP 3-4-06
CHIN-YET,LEONARD &
CHIN-YET,OLIVE L
6620 SW 41ST ST
DAVIE FL 33314-3312

SP 3-4-06
CINTRON,NELSON
4165 SW 66 LANE
DAVIE FL 33314

SP 3-4-06
CLARKE,WILLIAM A &
CLARKE,JENNIFER
3900 SW 67 TER
DAVIE FL 33314-3214

SP 3-4-06
COHEN,ALBERT & DEBORAH 1/2 INT
COHEN,MARISSA
6793 SW 41 DR
DAVIE FL 33314-3235

SP 3-4-06
COLANGELO,ANGELO
4169 SW 67 AVE #208-A
DAVIE FL 33314

SP 3-4-06
COLLINS,GERRI GENOVESE
5851 SW 99TH LN
COOPER CITY FL 33328-5732

SP 3-4-06
COLLINS,WENDY
6513 SW 41 CT UNIT 170
DAVIE FL 33314-3313

SP 3-4-06
COMBS,CORTNEY D
3929 SW 67 TER UNIT 102
DAVIE FL 33314-3213

SP 3-4-06
COOK,CATHERINE A
COOK,CHRISTOPHER J
6504 SW 41 PL
DAVIE FL 33314-3318

SP 3-4-06
CORTEZ,JON & ALEXA
6556 SW 41 PL UNIT 154
DAVIE FL 33314-3318

SP 3-4-06
COTZAMANOGLOU,MINOS M &
EYGENIA
4052 SW 67TH TER APT 9
DAVIE FL 33314-3216

SP 3-4-06
COURT,MICHAEL
6740 SW 40TH ST
DAVIE FL 33314-3204

SP 3-4-06
COX,CALVIN LEA
4163 SW 67 AVE APT 110-C
DAVIE FL FL 33314-3250

SP 3-4-06
CRUZ,AMPARO
6749 SW 41ST DR APT 19
DAVIE FL 33314-3235

SP 3-4-06
CRUZ,MARIO
6634 SW 41 ST
DAVIE FL 33314-3312

SP 3-4-06
CULLER,HARRIET
4169 SW 67 AVE UNIT 207-A
DAVIE FL 33314

SP 3-4-06
DALEY,MICHAEL
4129 SW 66 WAY UNIT 145
DAVIE FL 33314-3345

SP 3-4-06
DAVIDSON,MARIANNE
455 OAK SHADOW WAY
WELLINGTON FL 33414

SP 3-4-06
DAVILA,NELSON & ZOILA
6721 SW 41 DR
DAVIE FL 33314

SP 3-4-06
BATES,ELBA
6680 SW 41 PL UNIT 32
DAVIE FL 33314

SP 3-4-06
BATTEN,TRACY
6776 SW 40TH ST
DAVIE FL 33314-3204

SP 3-4-06
BEECHER,FRANCIS E
BEECHER,KAREN S
6797 SW 41ST DR
DAVIE FL 33314-3235

SP 3-4-06
BEETS,JANET C
6619 SW 41ST PL APT 46
DAVIE FL 33314-3319

SP 3-4-06
BELANGER,JOSEPH
6524 SW 41ST ST
DAVIE FL 33314-3310

SP 3-4-06
BELLO,DENNIS & LAURIE
6521 SW 41 PL UNIT 8-61
DAVIE FL 33314-3317

SP 3-4-06
BERNSTEIN,JOAN M
6540 SW 41ST ST
DAVIE FL 33314-3310

SP 3-4-06
BETANCOURT,ALBERTO
BETANCOURT,LUISA
4119 SW 66 WAY UNIT 150
DAVIE FL 33314-3345

SP 3-4-06
BEZ,HANS SEBASTIAN
3936 SW 67 WAY
DAVIE FL 33314-3232

SP 3-4-06
BIRAMONTES,MINOR J & DEBORA E
6577 SW 41 CT APT 182
DAVIE FL 33314-3309

SP 3-4-06
BIRSTOK,RAMONA ISABELLA
4159 SW 66 TER APT 106
DAVIE FL 33314-3335

SP 3-4-06
BISHOP,DEBRA J
6773 SW 39 CT
DAVIE FL 33314

SP 3-4-06
BOBADILLA,ADRIANA
6606 SW 41 ST
DAVIE FL 33314-3312

SP 3-4-06
BORDES,MERLY 1/2 INT
HERNANDEZ,ANGEL
4160 SW 65 AVE
FT LAUDERDALE FL 33314

SP 3-4-06
BOTH,ANAUDI LUIZ & IVANI
LOURDES
6640 SW 41 ST
DAVIE FL 33314

SP 3-4-06
BOUFFARD,BONNIE J
4162 SW 66TH WAY # 129
DAVIE FL 33314-3344

SP 3-4-06
BRADY,ROBERT &
BRADY,KATHLEEN D
6569 SW 41 CT
DAVIE FL 33314

SP 3-4-06
BRANCH,JAMES J
4163 SW 67TH AVE APT 116C
DAVIE FL 33314-3251

SP 3-4-06
BRANN,JUSTIN
3020 NE 15 AVE
OAKLAND PARK FL 33334

SP 3-4-06
BREWSTER,CORALIE A
6651 SW 41 PL UNIT 40
DAVIE FL 33314-3319

SP 3-4-06
BRODSKY,MICHAEL J
3924 SW 67 WAY
DAVIE FL 33314-3232

SP 3-4-06
BROWN,MICHAEL
9936 NOB HILL CT
FT LAUDERDALE FL 33351

SP 3-4-06
BROWN,MICHAEL J
4165 SW 67 AVE UNIT 216-B
DAVIE FL 33314

SP 3-4-06
BULWER,STEVE
YIP,KAREN KINWAN
6553 SW 41 CT
DAVIE FL 33314-3313

SP 3-4-06
BURKE,THOMAS R & SHIRLEY E
6504 SW 41ST CT # 89
DAVIE FL 33314-3314

SP 3-4-06
BUSCH,HOWARD M
4163 SW 66TH WAY
DAVIE FL 33314-3308

SP 3-4-06
BYERS,CLINT &
BYERS,SONIA
4126 SW 65 AVE
DAVIE FL 33314

SP 3-4-06
BYRD,JODILYN
4163 SW 67 AVE UNIT 101-C
FT LAUDERDALE FL 33314

SP 3-4-06
CAIJIAN HE & IP,MAN BIU
6550 SW 41ST CT
DAVIE FL 33314-3314

SP 3-4-06
CAMPBELL,CHRISTOPHER
6655 NW 41 PL UNIT 39
DAVIE FL 33314-3319

Exhibit 3 (*Public Participation Notice*)



Architecture and Planning

9/24/08

Meeting Notice

**RE: Citizen Participation Plan Meeting for: Town Square Townhomes
Project Number: SP 3-4-06**

Dear Neighbor:

This letter is to invite you to a citizen participation meeting to review the application to the Town of Davie for a 10 Unit Townhome Community named Town Square. This is a vacant 1 Acre parcel located on the corner of SW 41st. Street and SW 67th Ave. Davie, FL 33314. The planned community will be family oriented and will be an enhancement to the surrounding communities.

Under a Town of Davie Ordinance, the petitioner, Casa Facil International One LLC, is required to hold two (2) citizen participation Meetings and send notice to all property owners within 1,000 feet of the subject site prior the Town initiating their review of the application. We have scheduled the following meetings:

First Citizen Participation Meeting:

Date: October 5, 2008
Time: 7:00 PM to 8:00 PM
Location: Town Hall Community Room (north side of building adjacent to main parking area)
6591 Orange Dr.
Davie, FL 33314

Second Citizen Participation Meeting:

Date: October 13, 2008
Time: 7:00 PM to 8:00 PM
Location: Town Hall Community Room (north side of building adjacent to main parking area)
6591 Orange Dr.
Davie, FL 33314

You are welcome to attend the meeting and give your input or if you wish to submit written comments, please send them to the address below. Also, please be advised that there will be additional opportunities for public input at the Town of Davie Public Hearing at the Site Plan Committee and at the Town Council Meeting.

Sincerely,

Jeffrey L. Evans, RA, NCARB

*Jeffrey Evans
Associates p.a.*

8930 State Road 84, Suite 112
Davie, Florida 33324
(954) 474-6974
Fax: (954) 474-4330

Exhibit 4 (*Public Participation Sign-in Sheets*)

Town Square Townhomes Citizen Participation Meeting

October 13, 2008

[illegible]

Exhibit 5 (Public Participation Report)



Architecture and Planning

Town of Davie
Planning Dept.
6591 SW 45th St.
Davie, FL 33314

October 14, 2008

Re: Citizen Participation Report on Town Square Townhomes

Dear Sir / Madame,

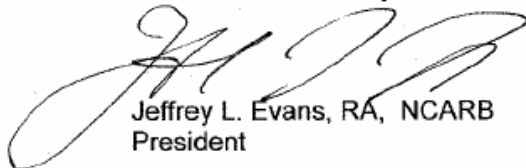
We held 2 Citizen Participation meetings on October 6th and 13th, 2008.

No one came to the first meeting. 5 people came to the 2nd meeting. Everyone liked the proposed site plan and townhome design.

2 Comments:

1-The corner of 41st Street and 67th Avenue is too shallow and people are constantly cutting the corner. *Response: We are providing a concrete sidewalk, wider radius and curbs at the corner.*

2-The one way drive could be a problem. They have seen people cutting through their communities and doing vandalism. This was just a note of caution for future residents. *Response: The new required association will be responsible for monitoring and addressing this issue. Possible solutions will be speed bumps in the road and possibly a web cam to catch any violators.*

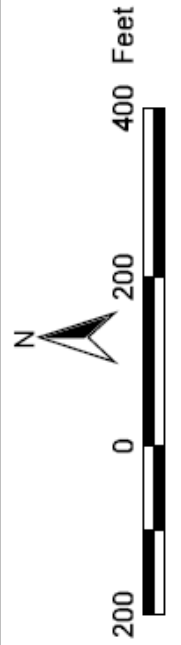
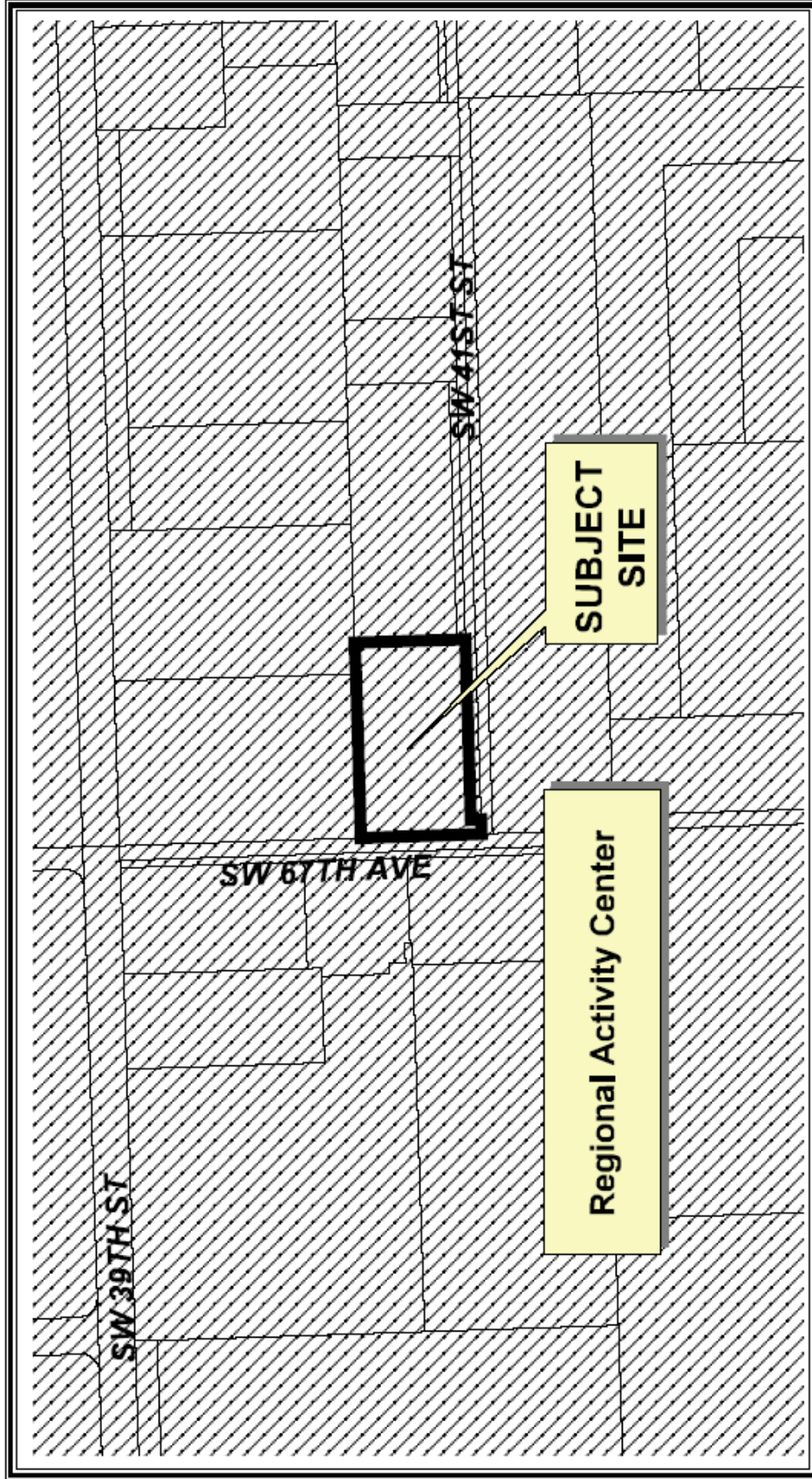


Jeffrey L. Evans, RA, NCARB
President

Jeffrey Evans
Associates p.a.

8930 State Road 84, Suite 112
Davie, Florida 33324
(954) 474-6974
Fax: (954) 474-4330

Exhibit 6 (*Future Land Use Map*)

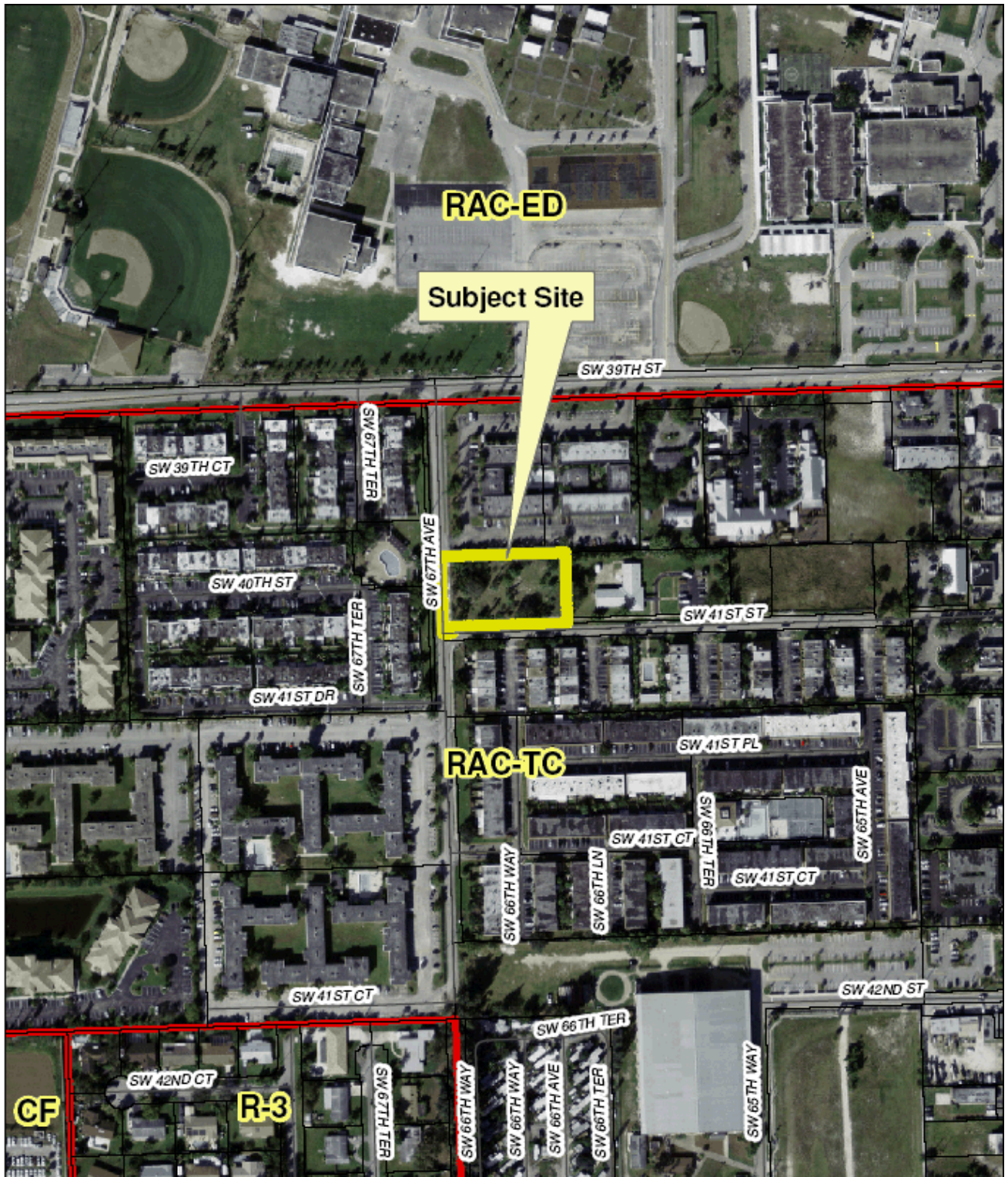


Prepared by the Town of Davie GIS Division

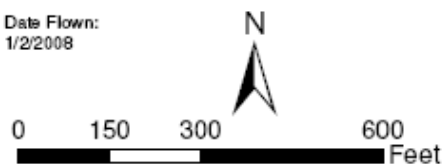
SITE PLAN SP 3-4-06 Future Land Use Map

Prepared By: ID
Date Prepared: 4/6/06

Exhibit 7 (*Aerial, Zoning, and Subject Site Map*)



Date Flown:
1/2/2008



Prepared by the Town of Davie GIS Division

Site Plan SP 3-4-06 Zoning and Aerial Map

Prepared by: ID
Date Prepared: 10/14/08



Town of Davie
Planning Dept.
6591 SW 45th St.
Davie, FL 33314

October 14, 2008

Re: Town Square Townhomes

Dear Sir / Madame,

The plat shows a utility easement abutting the property lines at 41st Street and 67th Avenue. As per our engineering plan, we are not using these easements for utilities. They will be used as the required buffer yards as per the submitted site plan.

The civil engineer has also submitted and received his first set of comments from Central Broward Drainage District and all the comments have been addressed and resubmitted for final approval.



Jeffrey L. Evans, RA, NCARB
President

Jeffrey Evans
Associates p.a.

8930 State Road 84, Suite 112
Davie, Florida 33324
(954) 474-6974
Fax: (954) 474-4330

